

UNOFFICIAL COPY

DEED IN TRUST - TENANTS IN COMMON

Name & address of Grantee
(send future tax bills and mail
recorded deed to):
Jerry J. Kane, Trustee
257 Jeffrey Lane
Northfield, IL 60093

This deed was prepared by
Matlin & Associates, P.C.
Attorneys & Counselors at Law
500 Skokie Blvd., Suite 250
Northbrook, IL 60062

Doc#: 1502850033 Fee: \$42.00
RHSP Fee: \$9.00 RPRF Fee: \$1.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 01/28/2015 10:54 AM Pg: 1 of 3



Doc#: 1524639059 Fee: \$46.00
Affidavit Fee: \$2.00
Karen A. Yarbrough
Cook County Recorder of Deeds
Date: 09/03/2015 10:21 AM Pg: 1 of 5

(The space above for Recorder's use only.)

THE GRANTORS ERIC MATLIN and GLORIA MATLIN, husband and wife, for and in consideration of Ten Dollars (\$10.00), and other good and valuable considerations in hand paid, Convey and Warrant to ~~JERRY J. KANE~~ ^{JAMES J. KANE} as trustee of the ~~Jerry J. Kane~~ ^{JAMES J. Kane} Family Trust, dated November 9, 2001 (hereinafter referred to as "trustee" regardless of the number of trustees) as owner of a one-half (1/2) undivided interest with TERRANCE N. HARRIS as trustee of the Terrance N. Harris Family Trust, dated October 24, 2012 (hereinafter referred to as "trustee" regardless of the number of trustees) as owner of the remaining one-half (1/2) undivided interest

and to all and every successor or successors in trust under the trust agreements the following described real estate in Cook County, Illinois:

SEE ATTACHED LEGAL DESCRIPTION

Street address: Parking space known as P-17, 518 Winnetka Avenue - Winnetka, IL 60093
Real estate index number: 05-28-102-024-1027

TO HAVE AND TO HOLD said premises with the appurtenances on the trusts and for the uses and purposes set forth in this deed and in the trust agreements.

Full power and authority are granted to the trustee to improve, manage, protect, and subdivide the premises or any part thereof; to dedicate parks, streets, highways, or alleys; to vacate any subdivision or part thereof, and to resubdivide said premises as often as desired; to contract to sell; to grant options to purchase; to sell on any terms; to convey either with or without consideration; to convey the premises or any part thereof to a successor or successors in trust and to grant such successor or successors in trust all of the title, estate, powers, and authorities vested in the trustee; to donate, to dedicate, to mortgage, pledge, or otherwise encumber the premises or any part thereof; to lease said premises or any part thereof, from time to time, in possession or reversion, by leases to commence in present or in future, and upon any terms and for any period or periods of time, not exceeding in the case of any single demise the term of 99 years, and to renew or extend leases upon any terms and for any period or periods of time to amend, change, or modify leases and the terms and provisions thereof at any time or times hereafter; to contract to make leases and options to purchase the whole or any part of the reversion and to contract respecting the manner of fixing the amount of present or future rentals; to partition or to exchange said premises, or any part thereof, for other real or personal premises; to grant easements or charges of any kind; to release, convey, or assign any right, title, or interest in or about or easement appurtenant to the premises or any part thereof; and to deal with the premises and every part thereof in all other ways and for such other considerations as it would be lawful for any person owning the same to deal with it, whether similar to or different from the ways above specified, at any time or times after the date of this

** to re-record deed to correct GRANTEE'S NAME SPELLING*

S Yes
P 5
S N
M N
SC yes
E yes
INT see

DONE AT RECORDER'S REQUEST

UNOFFICIAL COPY

deed.

In no case shall any party dealing with the trustee in relation to said premises or to whom said premises or any part thereof shall be conveyed, contracted to be sold, leased, or mortgaged by the trustee, be obliged to see to the application of any purchase money, rent, or money borrowed or advanced on the premises, or be obliged to see that the terms of the trust have been complied with, or be obliged to inquire into the necessity or expediency of any act of the trustee, or be obliged or privileged to inquire into any of the terms of the trust agreement; and every deed, trust deed, mortgage, lease, or other instrument executed by the trustee in relation to said premises shall be conclusive evidence in favor of every person relying upon or claiming under any such conveyance, lease, or other instrument, (a) that at the time of the delivery thereof the trust created by this deed and by the trust agreement was in full force and effect; (b) that such conveyance, lease or other instrument was executed in accordance with the terms, conditions, and limitations contained in this deed and in the trust agreement or in some amendment thereof and binding upon all beneficiaries thereunder; (c) that the trustee was duly authorized and empowered to execute and deliver every such deed, trust deed, lease, mortgage or other instrument; and (d) if the conveyance is made to a successor or successors in trust, that such successor or successors in trust have been properly appointed and are fully vested with all the title, estate, rights, powers, authorities, duties, and obligations of its, his, her, or their predecessor in trust.

The interest of each and every beneficiary hereunder and of all persons claiming under them or any of them shall be only in the earnings, avails, and proceeds arising from the sale or other disposition of the real estate, and such interest is declared to be personal premises, and no beneficiary shall have any title or interest, legal or equitable, in or to the real estate as such, but only an interest in the earnings, avails, and proceeds thereof.

The grantors hereby expressly waive and release any and all right or benefit under and by virtue of any and all statutes of the State of Illinois providing for the exemption of homesteads from sale on execution or otherwise.

The grantors have signed this deed on January 27, 2015.

Eric Matlin
ERIC MATLIN

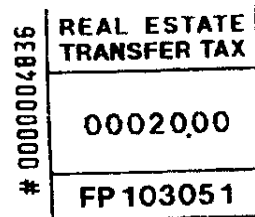
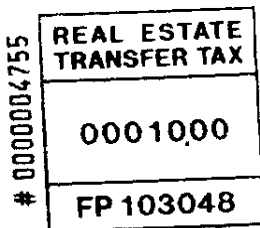
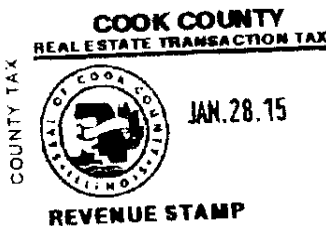
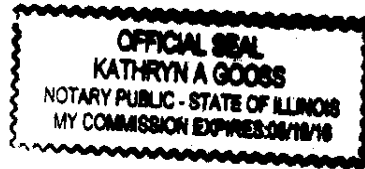
Gloria Matlin
GLORIA MATLIN

State of Illinois) ss.
County of COOK LAKE)

I am a notary public for the County and State above. I certify that ERIC MATLIN and GLORIA MATLIN, personally known to me to be the same persons whose names are subscribed to the foregoing instrument, appeared before me on the date below and acknowledged that they signed and delivered the instrument as their free and voluntary act, for the uses and purposes therein set forth, including the release and waiver of the right of homestead.

Dated: January 27, 2015

Kathryn A. Gooss
Notary Public



UNOFFICIAL COPY

STATEMENT BY GRANTOR AND GRANTEE

The grantor or his agent affirms that, to the best of his knowledge, the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois, or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Dated 08 27, 2015

Signature: *John Thomas as agent*
Grantor or Agent

Subscribed and sworn to before me
By the said *John Thomas as agent*
This 27th, day of August, 2015
Notary Public *Jean Mosby*



The grantee or his agent affirms and verifies that the name of the grantee shown on the deed or assignment of beneficial interest in a land trust is either a natural person, an Illinois corporation or foreign corporation authorized to do business or acquire and hold title to real estate in Illinois, a partnership authorized to do business or acquire and hold title to real estate in Illinois or other entity recognized as a person and authorized to do business or acquire title to real estate under the laws of the State of Illinois.

Date 08 27, 2015

Signature: *John Thomas as agent*
Grantee or Agent

Subscribed and sworn to before me
By the said *John Thomas as agent*
This 28th, day of August, 2015
Notary Public *Jean Mosby*



Note: Any person who knowingly submits a false statement concerning the identity of a Grantee shall be guilty of a Class C misdemeanor for the first offense and of a Class A misdemeanor for subsequent offenses.

(Attach to deed or ABI to be recorded in Cook County, Illinois if exempt under provisions of Section 4 of the Illinois Real Estate Transfer Tax Act.)

COOK COUNTY CLERK'S OFFICE

UNOFFICIAL COPY

Exhibit A

PARKING SPACE [REDACTED] NUMBER P-17 IN THE BELVEDERE CONDOMINIUM, AS DELINEATED ON A SURVEY OF THE FOLLOWING DESCRIBED TRACT OF LAND:
 LOT 1 IN THE WINNETKA BELVEDERE SUBDIVISION, BEING A SUBDIVISION OF LOTS 1 AND 2 IN BLOCK 2 IN MANUS INDIAN HILL SUBDIVISION, OF THOSE PARTS OF THE NORTH 1/2 OF SECTION 28, TOWNSHIP 42 NORTH, RANGE 13, EAST OF THE THIRD PRINCIPAL MERIDIAN DESCRIBED AS FOLLOWS:
 BEGINNING AT A POINT IN THE WEST LINE OF THE NORTHEAST 1/4 OF SAID SECTION 28, 5.72 CHAINS SOUTH OF THE NORTHWEST CORNER THEREOF; THENCE SOUTH 7.74 CHAINS; THENCE EAST 4.98 CHAINS TO THE WEST LINE OF THE RIGHT OF WAY OF THE CHICAGO AND NORTH WESTERN RAILROAD; THENCE NORTHWESTERLY ALONG SAID RIGHT OF WAY LINE TO A POINT OF BEGINNING, OTHERWISE KNOWN AS LOT 6 IN ASSESSOR'S SUBDIVISION (UNRECORDED) ALSO THAT PART OF THE NORTH 1/2 OF THE NORTH 1/2 OF THE NORTHWEST 1/4 OF SAID SECTION 28, LYING BETWEEN RIDGE ROAD AND SAID RIGHT OF WAY OF CHICAGO AND NORTH WESTERN RAILROAD.
 WHICH SURVEY IS ATTACHED AS EXHIBIT "D" TO THE DECLARATION OF CONDOMINIUM RECORDED AS DOCUMENT NUMBER 041251092; TOGETHER WITH ITS UNDIVIDED PERCENTAGE INTEREST IN THE COMMON ELEMENTS IN COOK COUNTY ILLINOIS.

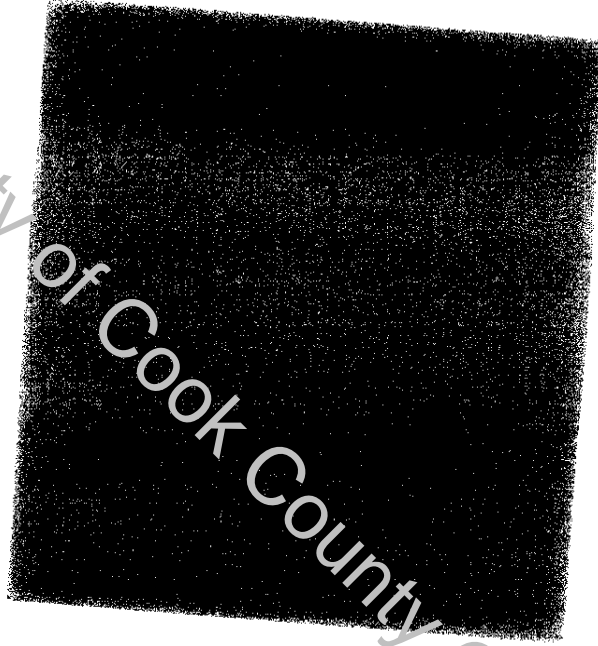
05-28-102-1027

1
024

Cook County Clerk's Office

UNOFFICIAL COPY

Property of Cook County Clerk's Office



I CERTIFY THAT THIS DOCUMENT IS A TRUE AND CORRECT COPY OF BOOK NO. 1502850033

AUG 13 15


RECORDED


COUNTY